

# Downtown Vision Plan

## Workshop #3: Response Summary

City of Santa Fe

June 15 & 17, 2006 Draft

3

### Summary

The third series of public workshops for the Downtown Vision Master Plan were held at the Scottish Rite Center on Thursday, June 15th, 2006 from 6:00 p.m.-8:00 p.m., and Santa Fe Community College, Saturday, June 17th, 2006, 10:00 a.m.-12:00 p.m.

### Attendance

A total of 103 Response Sheets were collected from the two meetings. Sixty-nine Response Sheets were submitted at the June 15th meeting, and thirty-four Response Sheets were returned on June 17th.

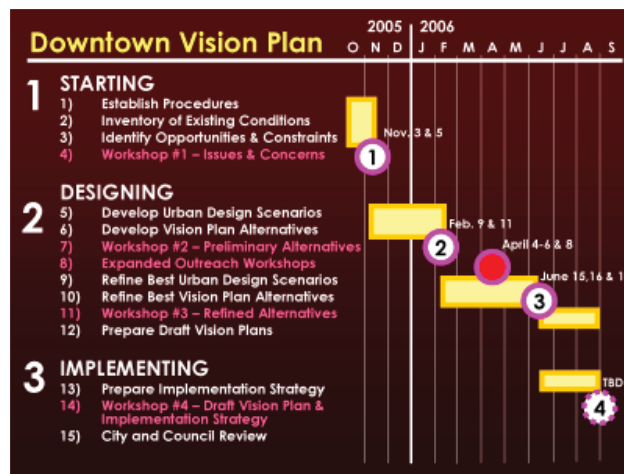
### Workshop Format

Each workshop attendee was provided a Response Sheet ballot. The first part of the workshop was a presentation that summarized four additional workshops in April, new priorities for the project goals, and the response sheet summary from Workshop #2 (see Response Sheet Tally at right). After the presentation there was a question and answer period and attendees discussed the alternatives and filled out their ballots. An individual from each table made a verbal report summarizing the table discussion. The second part of the workshop outlined twenty new questions for public consideration.

### Response Sheet Summary

Twenty possibilities for responding to the project goals were presented. A ballot tally indicated a positive vote for 20 of the 20 possibilities. The following pages include a summary of:

- The Response Sheet tally
- Written comments from the Response Sheets
- The table discussion reports



Project Schedule

Response Sheet Tally			
Workshop #2 - February 9 & 11, 2006 Santa Fe Downtown Vision Plan			
Preserve Santa Fe Character	Yes	No	Other
Scale and Massing Concept	105	37	47
Promote More Housing	Yes	No	Other
Housing Framework	89	50	44
Expand Employment Opportunities	Yes	No	Other
Office Employment Corridor	70	53	41
Foster Local-serving Retail	Yes	No	Other
Primary Retail Configuration	104	35	35
New Retail Locations	71	55	43
Enhance the Public Realm	Yes	No	Other
Bishops Garden	126	26	26
Capitol Mall	93	55	31
Sandoval Square	64	65	40
River Promenade	132	23	26
Plaza Enhancements	131	26	20
Promote Sustainability	Yes	No	Other
Santa Fe River Park	129	18	26
Improve Transportation Access	Yes	No	Other
New Roads	62	67	42
Ring Road Concept	84	57	39
Water Street Transit Center	67	71	34
Streetcar Link to Commuter Rail	76	68	34
Bike Station	100	50	29
Increase Parking Supply	Yes	No	Other
Marian Hall Site	84	56	27
Sandoval Expansion	59	67	37
Water Street Expansion	78	56	30
Post Office Site	86	51	30
State Facility	94	41	27

Response Sheet Tally from Meeting #2

# Response Tally

Workshop #3 - June 15 & 17, 2006  
Santa Fe Downtown Vision Plan

# 3

Preserve Santa Fe Character	Yes	No
1) Allow Only One, Two or Three Story Buildings	78	19
2) Encourage Building to Property Lines	76	11
3) Encourage Active Edges	90	3
4) Encourage Portals	85	5
5) Encourage Ground Floor Openings	88	4
Foster Local Serving Retail	Yes	No
6) Encourage Ground Floor Retail	85	8
7) Encourage Local Serving Retail on Public Sites	75	14
8) Encourage Local Serving Uses in Opportunity Areas	78	6
Enhance the Public Realm	Yes	No
<b>Plaza Enhancements</b>		
9) Adjust Roadway	72	17
10) Provide Sandstone Seating	72	15
11) Provide Movable Street-Closure Posts	87	5
12) Replace Plaza Lawn Posts	85	10
13) Relocate Utility Cabinets	86	2
<b>Street Enhancements</b>		
14) Replace Lighting Fixtures	70	13
15) Replace Parking Meters with Pay Stations	71	21
16) Provide Flex Zones	81	4
17) Relocate Street Signs to Building Facades and Portals	55	35
Promote More Housing	Yes	No
18) Require 100% Affordable Housing on Public Sites	48	36
Promote Sustainability	Yes	No
19) Implement River Restoration Program	88	6
20) Develop Sustainability Policy Framework	84	3

## Summary of Written Comments on Response Sheets

### Preserve Santa Fe Character

▪ Limited 3-story buildings	8
▪ No posts	6
▪ Preserve trees at edges	5
▪ Step-back 2 & 3-stories	4
▪ Allow higher than 3-stories	4
▪ Define 'ground floor openings'	4
▪ 'Encourage' should be 'require'	2
▪ Mixed-use on ground floor	1
▪ No active edges on plaza	1
▪ Preserve viewsheds	1

### Foster Local-serving Retail

▪ Encourage outdoor dining and cafes	6
▪ More greenscape downtown	2
▪ Need examples	1

### Enhance the Public Realm

#### Plaza Enhancements

▪ Public restrooms	12
▪ Pedestrian only plaza	7
▪ No parking along plaza	5
▪ Widen sidewalks along 'shop' side of street	4
▪ Manual moveable posts, not electronic	3
▪ Use historic bench design	3
▪ Fewer sandstone benches	3
▪ Place seating in shade	3
▪ Posts should be made by local artisans	2
▪ Higher benches with backs	2
▪ Improve plaza surfaces	2
▪ Narrow road restricts annual processions	2
▪ Ramadas over sandstone benches	1
▪ Restrict 'white light' from buildings	1
▪ Benches should be public art design	1

#### Street Enhancements

▪ Use lighting that preserves 'night sky'	23
▪ Free parking downtown	4
▪ Larger streetsigns	4
▪ Improve sidewalks	4
▪ Fewer posts	4
▪ More than one pay station per block	2

▪ Don't use victorian-style light fixtures	1
▪ Underground parking	1
▪ Place street signs on lampposts	1

### Promote More Housing

▪ Less than 100% 'Affordable'	7
▪ Restrict short-term rentals	5
▪ Mixed income housing	3
▪ Expand beyond public sites	2
▪ Allow profit-sharing	1
▪ Don't lose civic uses on sites	1

### Promote Sustainability

▪ Harvest/Recycle water	7
▪ Water must be first priority	6
▪ Require green building	3
▪ Xeriscaping	3
▪ Renewable energy	2
▪ Need more details on river restoration	2
▪ Use permeable materials	1
▪ Water catchment on downtown roofs	1

### Other

▪ Yes to streetcar	7
▪ Satellite parking with electric buses	5
▪ More open/greenspace	4
▪ No rail system	2
▪ Questionnaire too restrictive	2
▪ Underground parking	1
▪ Paseo streetcar loop	1
▪ Tax-abatement for long-term residents	1

### June 15th, 2006 Workshop

#### General Questions & Comments

- Who maintains portals in public ROW? Responsibility is signed agreement with city.
  - Revisit the Sandoval open space. We are losing open space.
  - Ground breaking of railyard - commuter rail will go to the train depot.
  - For Chris Wilson - in 1700's whole area was Plaza with families living along edges. Did he go into land grant status? How did it get in this style? State property- no housing it will be garages for parking (Valdez - houses will remain). Correction to your views.
  - In results from Workshop #2 - intriguing why we have 180 votes with 'yes/no/other' - why aren't you looking at 'other'?
  - How do street lights affect the 'night sky'?
  - Street enhancements - would you consider removing newspaper and other elements from the street completely?
  - Less worried about statistics - 200 people is too few voices. Concerned about saving energy, we have an energy crisis. Deal with parking short-term. Need a vision for public transportation.
  - Other category - just 'yes' and 'no'? look at the other!
- We support river revitalization. What about river walk and reclaiming H2O?
  - Active edges - we like this for community.
  - Sandstone bench - not as bench but seating.
  - How will affordable housing work downtown?
  - Locations need to be accessible to community - expand process to neighborhoods! Communicate better with citizens.
  - Keep local businesses downtown.
  - Remove plaza meters, need 'keys'.

#### Table 3

- City needs to install public restrooms.
- All buildings three stories = greed.
- Freeze all buildings to height they are today.
- Bring in local artists to design lights and benches.
- Posts are a hazard.
- Remove posts in plaza.
- Signs on posts at corners easier for us.
- Seats in plaza should have backs.
- Affordable housing is not possible! What to do?
- Boxes for parking - see Berkeley, CA example - more per block.

#### Table 4

- Water is priority - river restoration.

#### Table 5

- Attendance is horrifying! Been to meetings with three times as many.
- Do multi-page advertising.
- Keep traffic out of plaza. This has changed. Get cars out of plaza. Residents want to walk around plaza.
- Need alternative energy - no cars in future.

#### Table 6

- I feel restricted by this response sheet. The answer is in the 'but', not the 'yes/no'.
- Night sky critical
- Sustainability is being used lightly. Your plan is not sustainable.
- If one we say yes to three-stories what is next? 4,5,6?

#### Table Reports

##### Table 1

- Seems to be dissatisfaction with process.
- Have more neighborhood based meetings.
- List of options were just cosmetic.
- Concerned not enough acknowledgement of goals.
- People who live here should be comfortable.
- Comments are worse substitute than yes/no.
- If 100% affordable will degrade.
- SFWS - support river revitalization.

##### Table 2

- Agree with Table 1.
- Worry about Water St. infill.
- Use cisterns and reclamation in all new development, re-use water.

- Don't narrow streets at plaza. Hispanics need spaces for processions.
- Table disturbed by turnout.

### Table 7

- Practical considerations to narrow road.
- If restricted regular auto you still need to service business.
- The environment of river needs to be improved.
- Day laborers need to go out to Home Depot.
- Recycle water.
- To improve downtown, improve sidewalks, This is simple!

### Table 8

- Common theme about portal, active edge, we want balance not cute! Made these judgement calls... Rapid building not guided by a vision so we can organize our thoughts about that and goals.
- Outdoor dining needed in flex zone.
- Reduce garbage of parking meters.
- Sandstone benches need shade.
- Poor landscape for wildlife.
- Sustainability should be where you start from - be the underlying guide. Two votes are not statistically valuable. 'Others' should be 'no'. Maybe ask question is more effective way to remove ambiguity and 'be clear'.
- Silly concrete things on road, special parking things, flex zones requires busy work.
- Nice to be precise about what the problems are here - we are shooting for vision with no statement.
- Personal statement: have a sense we are rearranging the chairs on the Titanic - how do we keep the ship from sinking? If we look at deforming plaza such as narrowing roadway that stops events! Hippie kids, transients should ask city fathers for teenage centers for these kids to go push for stability - have them work on community activities.

## June 17th, 2006 Workshop

### General Questions & Comments

- I like streetcar idea, what was problem? (Issue is historic character, lines, cables, rails, etc.)
- As disabled stay away from anything that uses a track (try and see).
- I like what I see with plaza - any consideration to permanently close plaza to autos?
- The problem is not traffic it's the parking - save handicap spaces. People are circulating around plaza - this is the problem.
- Don't think locals look to park in plaza most have a 'secret street' nearby. It's tourists who go round and round.
- As far as height - if 3rd story permitted must be setback - this is already in ordinance.
- Burrito Company - dining experience on streets could you enclose much of this with ramadas?
- Sandstone benches - just exterior or interior. Can be a barrier to the plaza. We need to keep plaza open.
- Taos has something like this.
- Enclose active edge with burrito company very spendy, fix the sidewalk.
- What about building edge and active edge are these competing?
- Extending plaza out - a way to extend storefront sidewalks into the street so we can have outdoor spaces, we should look at this.
- I like rail - you said commuter rail/ bus.. Could commuter rail extend up Guadalupe and Alameda?
- Any discussion of 'trade-off' with investment in parking versus streetcar function
- Rail service for offices and visitor versus parking downtown is counter-intuitive.
- Parking garage will not serve locals - a failure.

### Table Reports

#### Table 1

- Parking downtown - no more fixed garages downtown - satellite parking like post office site with trams/busses to get you into downtown. Keep traffic away from downtown.

- Expanding plaza sidewalk is an excellent idea and encourage outdoor seating.
- Confusion on whether to support local-serving retail, is it viable?

Table 2

- Impressed with goals and priorities, a lot of work, your basis is strong.
- We thought 100% housing is not practical.
- We like expanded sidewalk.
- We like posts, but fear technology - doesn't need to be high-tech.
- If signs on buildings, make them more prominent you still have signs like 'stop'.
- Like three story maximum.
- Streetcar - create a loop around Paseo.
- We agree we don't need parking in center but on periphery.

Table 3

- Generally concerned with trend from last 30 to 40 years about downtown being just a tourist place. Not convinced this trend is getting reversed with this plan.
- Active edge retail is bad, setbacks with trees are better.
- Cap it at three stories, encourage 'long & low' one-story - but we are concerned this overrides some codes.
- Agree with street closure plan.
- Lighting fixtures - existing light is good downward lighting. We need to think about the 'night sky'.
- Light Rail - why not electric cars? We do not need rails - find another way.
- Affordable housing is desirable but how do you do it? Show us! Same with local retail.

Table 4

- 1-3 stories - in agreement, also portals and ground floor openings.
- Encourage local-serving retail - yes.
- Affordable housing on public sites - How do you do this? In Santa Fe government subsidy incentives 'to preserve the social fabric', if you give what you give to big business to local is yes!
- What didn't come up about plaza - we need clean, safe, public bathrooms. No reason to not have this. (New History museum is to provide this).

Table 5

- Matter of changing nature of housing - Is retail shifted from local to tourist? housing doing the same?
- Will county want to maintain short-term rental ban? Today there is housing but it is transient.
- The law on the books is not interfaced. How do we stop this 'transient' housing from continuing?

Table 6

- Divided on trolley. Light rail (fixed) is different from trolley (in street and level).
- Adjust roadway opposite plaza.
- Seating should be 'curbs' as seating not bench slabs!
- Relocating street sign may have a security issue: "Clutter vs. Safety"
- Affordable housing 100%? How does this work? We need mixed income!
- Parking and access - hotels at Cerillos to downtown (shuttling)
- We keep saying there is nothing for locals downtown. People do shop, go to restaurants an Saint Francis Cathedral. Make parking free!